BOOK 5795 PAGE 444 114644-5

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 148,000.00

A S Callahan, III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF September 19 81

Notary Public

MY COMMISSION EXPIRES: 7-7-82

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
A. S. Callahan, III (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Map 117-6
3428 Woodmont Blvd. (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 104
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	7DA-10540

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, J. RICHARD CHAMBERS, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A. S. CALLAHAN, III AND WIFE, HELEN B. CALLAHAN,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being the west 115 feet of the east 175 feet of Lot No. 30 on the Map of Hampton's Subdivision, called Hillsboro Heights, described according to a copy of survey thereof made by W. B. Southgate, Engineer, December 26, 1912, as follows:

Beginning at a point in the north margin of Woodmont Boulevard 1560 feet west of the center line of 23rd Avenue South; thence northerly parallel to the center line of said Avenue, 371 feet, more or less, to the south line of Lot No. 28; thence with the line between Lots Nos. 28 and 30, westerly 115 feet to a point; thence southerly 371 feet, more or less, to the north margin of Woodmont Boulevard; thence with the margin of the same, easterly 115 feet to the point of beginning.

Being the same property conveyed to J. Richard Chambers and wife, Linda H. Chambers by deed from Thomas G. Cooper, Jr. and wife, Bible C. Cooper of record in Book 4794, page 843, Register's Office for Davidson County, Tennessee. The said Linda H. Chambers having conveyed her interest in the property to J. Richard Chambers by quitclaim deed of record in Book 5711, page 615, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3428 Woodmont Blvd., (House Number) (Street) Nashville, TN 37215 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 15th day of September, 19 81

J. Richard Chambers

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Dorothy J. Murphree, a Notary Public in and for said County and State, the within named J. Richard Chambers

the bargainor S, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of September, 19 81

Commission expires 10-17-82

Dorothy J. Murphree
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
J. Richard Chambers

TO
A. S. Callahan, III and wife,
Helen B. Callahan

G 6 0 1 9 0

IDENTIF. REFERENCE

SEP 16 2 51 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

8390 09/16 391.30- CHECK

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			148000.00-	CO
			384.80	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	391.30-
			8390A09/16/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G60190

IDENTIF. T REFERENCE

SEP 16 2 51 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 843875